



## FOR SALE

### SUBSTANTIAL RESIDENCE OFFERING SPACE FOR THE WHOLE FAMILY

3 Trinity Crescent Hope Island  
4 Bed 3 Bath 2 Car 1 Media

The heart of the home being the kitchen features large freestanding gas stove and all the modern conveniences flowing to the adjacent family dining area.

The lower floor also features a media room and guest room/2nd master suite with full bathroom and its own external entry, while the upper level has an enormous master suite with towering ceilings and private balcony. The other upper bedrooms are also large with one also offering the high ceilings.

Stroll around the local waterways and parkland and enjoy the convenience of the new Hope Island Shopping Centre with Woolworths and Aldi just down the road. An abundance of shops and restaurants, cafes and world class golf courses in the neighbouring resorts of Hope Island and Sanctuary Cove.

#### Features Include

- 4 sizeable bedrooms and 3 bathrooms
- Bedrooms include second master/guest room on lower level
- Stylish kitchen with large freestanding gas/electric stove
- Two separate living areas including media room
- Double auto garage door
- Fully fenced courtyard
- Close to new shopping centre

Land 272m<sup>2</sup>

House 342.6 m<sup>2</sup>

Rates \$752.10

Water/Sewerage \$387.30

Purchased in March 2009 \$825,000.00

4 BED | 3 BATH | 2 CAR

PRICE:  
\$630,000

OPEN FOR INSPECTION:  
N/A



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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.